

Message Text

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ORIGIN EUR-25

INFO OCT-01 IO-13 ISO-00 CPR-02 L-03 PM-07 NSC-10 SPC-03

SS-15 RSC-01 CIAE-00 DODE-00 INR-10 NSAE-00 PA-03

USIA-15 PRS-01 FBO-01 /110 R

DRAFTED BY EUR/CE: JPBECKER:FPS

APPROVED BY EUR: WSTABLER

EUR/EX: JCLARK

EUR/CE: SGEORGE

S/CPR: HDAVIS

EUR/CE: GLRUECKERT

EUR/CE: NCLEDSKY

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P R 202335Z SEP 73

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TO USMISSION BERLIN PRIORITY

INFO AMEMBASSY BONN

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C O N F I D E N T I A L STATE 187812

E.O. 11652: GDS

TAGS: PFOR, GE

SUBJECT: GDR TEAM IN WASHINGTON: FINAL MEETING

REF: STATE 184131

SUMMARY: AT FINAL MEETING SEPTEMBER 19, GDR TEAM SAID
ITS REPORT TO FONMIN WILL FOCUS ON THREE POSSIBLE RESIDENCES
AND THREE POSSIBLE CHANCERY SITES.

RESULTS OF EAST BERLIN DELIBERATIONS WILL BE COMMUNICATED
TO WASHINGTON THROUGH GDR MISSION TO UN. GDR HAS RETAINED
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SERVICES OF WASHINGTON REALTOR AND AN ATTORNEY TO PROVIDE

ADVICE ON PROPERTY QUESTIONS. END SUMMARY.

1. GDR ADMINISTRATIVE TEAM MET FOR FINAL TIME WITH DEPARTMENT OFFICERS SEPTEMBER 19. TEAM HAD SEEN NO NEW PROPERTIES WORTHY OF SERIOUS CONSIDERATION AND WILL BE REPORTING TO FONMIN ON TOTAL OF SIX PROPERTIES, THREE SUITABLE FOR CHANCERY AND THREE AS RESIDENCE FOR AMBASSADOR. CHANCERY POSSIBILITIES ARE (A) 20-ACRE FIRENZE ESTATE ON ALBERMARLE STREET; (B) 20-ACRE TREGARON ESTATE, AND (C) 2344 MASSACHUSETTS AVENUE. FIRST TWO HAD BEEN MENTIONED BY TEAM IN EARLIER MEETINGS

ALL ARE ZONED FOR RESIDENTIAL PURPOSES.

(FOLLOWING MEETING AT DEPARTMENT TEAM REVIEWED SITES UNDER CONSIDERATION WITH ATTORNEY. ACCORDING TO TEAM MEMBERS, ATTORNEY ADVISED AGAINST ATTEMPTING TO GET APPROVAL TO USE TWO OF SITES AND SUGGESTED THAT GDR CONCENTRATE EFFORTS ON "PLANNED UNIT DEVELOPMENT" OF 20 ACRE FIRENZE ESTATE ON ALBEMARLE STREET.)

2. TEAM TOUCHED BRIEFLY ON STAFF HOUSING PROBLEMS, INCLUDING PROBLEMS OF LONG-TERM LEASING AND DIFFICULTY FIND LARGE NUMBER OF APARTMENTS IN SINGLE BUILDING. TEAM INDICATED IT UNCERTAIN HOW LONG FONMIN STUDY OF PROPERTY MATTER WOULD TAKE BUT STATED THAT GDR UN MISSION WOULD BE IN TOUCH WITH DEPARTMENT WHEN STUDY COMPLETED.

3. DEPARTMENT OFFICER EXPRESSED HOPE THAT GDR'S ATTORNEY AND REALTOR WOULD KEEP DEPARTMENT INFORMED OF DEVELOPMENTS, PARTICULARLY ON ZONING MATTERS. SHOULD PROBLEMS NOT BE CAPABLE OF RESOLUTION BY ATTORNEY AND REALTOR AND/OR SHOULD EAST GERMAN AUTHORITIES DECIDE AGAINST PROPERTY ALREADY SEEN IN WASHINGTON, DEPARTMENT WOULD HAVE NO OBJECTION TO GDR SENDING REPS FROM GDR MISSION IN NEW YORK OR FROM EAST BERLIN TO INSPECT ADDITIONAL SITES WHICH MIGHT HAVE BECOME AVAILABLE IN WASHINGTON. DEPARTMENT ALSO PREPARED LET GDR SPECIALISTS COME TO DETERMINE REMODELING REQUIREMENTS WHEN SUITABLE BUILDING FOUND.

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4. GDR TEAM INFORMED THAT DEPARTMENT STILL HAS PROPERTY SHOWN TO US IN EAST BERLIN UNDER STUDY AND WOULD HOPE TO CONVEY EVALUATION TO UN MISSION IN NEXT SEVERAL WEEKS. WE HOPED THAT IN MEANTIME ADDITIONAL PROPERTIES MIGHT BE IDENTIFIED BY GDR FOR POSSIBLE US USE IN EAST BERLIN.

5. GDR MENTIONED US REQUEST TO ALLOW US OR THIRD COUNTRY

NATIONALS TO RENOVATE EVENTUAL BUILDING AND MENTIONED THAT GDR WOULD WANT SIMILAR RIGHT. DEPARTMENT OFFICER REPLIED THAT THERE WAS NO OBJECTION TO THIS IN PRINCIPLE, BUT GDR REPS SHOULD BEAR IN MIND THAT SUCH WORK WOULD HAVE TO COMPLY WITH US BUILDING CODES AND THAT MASS

INJECTION OF WORKERS MIGHT RESULT IN US UNION OBJECTIONS. GDR REP INDICATED UNDERSTANDING OF THIS POSITION.

6. DEPARTMENT PROVIDED WRITTEN REPLIES (POUCHED TO BONN AND BERLIN) TO GDR QUESTIONS ON COMMUNICATIONS.

7. ATMOSPHERE OF TALKS WAS GENERALLY POSITIVE AND GDR TEAM COOPERATED CLOSELY WITH DEPARTMENT OFFICERS. TEAM SEEMED SURPRISED AT DIFFICULTY LOCATING SUITABLE CHANCERY PROPERTY AND EXPRESSED DISAPPOINTMENT ON SEVERAL OCCASIONS WITH THIS SITUATION. GDR FOREIGN MINISTRY CONSIDERATION OF ALTERNATIVES UNLIKELY TO BE SPEEDY AND WE DOUBT THAT EAST GERMANS WILL COMMUNICATE DECISION TO US PRIOR TO FURTHER US PRESENTATION TO GDR UN MISSION.

8. TEAM SCHEDULED TO DEPART SEPTEMBER 20 FROM NEW YORK. DEPARTMENT HAS BRIEFED FRENCH, UK AND FRG EMBASSY OFFICERS ON SUBSTANCE OF VISIT. RUSH

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Message Attributes

Automatic Decaptoning: X
Capture Date: 01 JAN 1994
Channel Indicators: n/a
Current Classification: UNCLASSIFIED
Concepts: n/a
Control Number: n/a
Copy: SINGLE
Draft Date: 20 SEP 1973
Decaption Date: 01 JAN 1960
Decaption Note:
Disposition Action: RELEASED
Disposition Approved on Date:
Disposition Authority: collinp0
Disposition Case Number: n/a
Disposition Comment: 25 YEAR REVIEW
Disposition Date: 28 MAY 2004
Disposition Event:
Disposition History: n/a
Disposition Reason:
Disposition Remarks:
Document Number: 1973STATE187812
Document Source: CORE
Document Unique ID: 00
Drafter: JPBECKER:FPS
Enclosure: n/a
Executive Order: GS STABLER
Errors: N/A
Film Number: n/a
From: STATE
Handling Restrictions: n/a
Image Path:
ISecure: 1
Legacy Key: link1973/newtext/t19730920/aaaaaort.tel
Line Count: 146
Locator: TEXT ON-LINE
Office: ORIGIN EUR
Original Classification: CONFIDENTIAL
Original Handling Restrictions: n/a
Original Previous Classification: n/a
Original Previous Handling Restrictions: n/a
Page Count: 3
Previous Channel Indicators:
Previous Classification: CONFIDENTIAL
Previous Handling Restrictions: n/a
Reference: STATE 184131
Review Action: RELEASED, APPROVED
Review Authority: collinp0
Review Comment: n/a
Review Content Flags:
Review Date: 07 AUG 2001
Review Event:
Review Exemptions: n/a
Review History: RELEASED <07-Aug-2001 by kelleyw0>; APPROVED <01 MAR 2002 by collinp0>
Review Markings:

Declassified/Released
US Department of State
EO Systematic Review
30 JUN 2005

Review Media Identifier:
Review Referrals: n/a
Review Release Date: n/a
Review Release Event: n/a
Review Transfer Date:
Review Withdrawn Fields: n/a
Secure: OPEN
Status: NATIVE
Subject: GDR TEAM IN WASHINGTON: FINAL MEETING
TAGS: PFOR, GC
To: BERLIN
Type: TE
Markings: Declassified/Released US Department of State EO Systematic Review 30 JUN 2005